

Know all Men by these Presents,

That I, Harold J. Poirier, of Waterville, County of Kennebec,
State of Maine, 000998

in consideration of One Dollar and other valuable consideration

paid by Harold J. Poirier and Marianne Poirier, husband and wife,
both of said Waterville

whose mailing address is Greenwood Park, Waterville, Maine 04901

**NO TRANSFER
TAX PAID**

the receipt whereof I do hereby acknowledge, do hereby give, grant, bargain, sell and
convey unto the said Harold J. Poirier and Marianne Poirier

as joint tenants and not as tenants in common, their heirs and assigns forever,

A certain lot or parcel of land situate in Waterville, County of
Kennebec, State of Maine, bounded and described as follows, to
wit:

Beginning at an iron pin in the northerly line of Greenwood Park
at the southeasterly corner of Lot #1 as shown on Plan of
Greenwood Park recorded in Kennebec Registry of Deeds Plan Book
44, Page 62 and 62A, and running northerly one hundred fifty-five
(155) feet, more or less, along the easterly line of Lot #1 to an
iron pipe; thence easterly one hundred thirty-two (132) feet,
more or less, to an iron pipe; thence southerly one hundred
eighty-one and five tenths (181.5) feet, more or less, to an iron
pipe in the northerly line of Greenwood Park; thence westerly
along the northerly line of Greenwood Park one hundred
thirty-five (135) feet, more or less, to an iron pipe, being the
point of beginning. Containing 20,000 square feet, more or less.

The above described premises is Lot #2 on said Plan of Greenwood
Park, dated July, 1973, and surveyed by John R. Leavitt, and
recorded in Kennebec Registry of Deeds Plan Book 44, Pages 62 and
62A.

This deed is subject to a mortgage from Harold J. Poirier and
Marie P. Poirier to Kennebec Federal Savings & Loan Association
of Waterville, which mortgage is recorded in Kennebec Registry
Book 1834, Page 131.

The source of the Grantor's title is a deed from Rudolph Maheu,
et al., dated July 21, 1975, and recorded in Kennebec County of
Deeds Book 1834, Page 129.

Grantor, Harold J. Poirier, acquired sole title to this property
by way of a Divorce Settlement Agreement with his ex-wife, Marie
P. Poirier, in a divorce action in the Waterville District Court,
with an Abstract of Divorce Decree being recorded in Kennebec
County Registry of Deeds Book 3329, Page 306.

To have and to hold

the aforegranted and bargained premises, with all the privileges and appurtenances thereof, to the said **Harold J. Poirier and Marianne Poirier**

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as joint tenants and not as tenants in common, their heirs and assigns, to their own use and behoof forever.

And

I do **return** with the said Grantees, their heirs and assigns, that I am

lawfully seized in fee of the premises, that they are free of all encumbrances except a mortgage deed to Kennebec Federal Savings & Loan Association

that I have good right to sell and convey the same to the said Grantees to hold as aforesaid;

and that I and my heirs shall and will **warrant and defend** the same to the said Grantees, their heirs and assigns forever, against the lawful claims and demands of all persons.

In Witness Whereof,

I the said **Harold J. Poirier**

APV

~~husband/wife/of the said~~

joining in this deed as Grantor, and relinquishing and conveying all rights by descent and all other rights to the above described premises, have hereunto set my hand and seal this 11th day of the month of January, A.D. 1990.

Signed, Sealed and Delivered

in presence of

Clyde L. Wheeler

Harold J. Poirier

Harold J. Poirier

State of Maine, County of Kennebec ss. January 11, 1990

Then personally appeared the above named Harold J. Poirier

and acknowledged the foregoing instrument to be his free act and deed.

Before me,

Clyde L. Wheeler

Notary Public
Attorney at Law

RECEIVED KENNEBEC, SS.

1990 JAN 17 AM 9:00

Printed Name, *Clyde L. Wheeler*

TEST: *Harold J. Poirier*
REGISTER OF DEEDS